

**SNAPSHOT of HOME Program Performance--As of 09/30/10**  
**Local Participating Jurisdictions with Rental Production Activities**



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping\*:

PJ Since (FY):

Category	PJ	State Average	State Rank	Nat'l Average	Nat'l Ranking (Percentile):*		
					Group	B	Overall
			PJs in State:	5			
<b>Program Progress:</b>							
% of Funds Committed	82.19 %	89.52 %	5	95.51 %	0	2	
% of Funds Disbursed	77.02 %	84.99 %	4	87.58 %	8	9	
Leveraging Ratio for Rental Activities	0	2.43	5	4.86	0	0	
% of Completed Rental Disbursements to All Rental Commitments***	72.03 %	81.71 %	4	82.17 %	18	16	
% of Completed CHDO Disbursements to All CHDO Reservations***	75.59 %	72.60 %	4	71.17 %	52	51	
<b>Low-Income Benefit:</b>							
% of 0-50% AMI Renters to All Renters	77.95 %	77.13 %	4	81.54 %	30	32	
% of 0-30% AMI Renters to All Renters***	14.07 %	37.79 %	5	45.68 %	2	5	
<b>Lease-Up:</b>							
% of Occupied Rental Units to All Completed Rental Units***	98.86 %	99.67 %	5	96.19 %	47	47	
<b>Overall Ranking:</b>			In State:	5 / 5	Nationally:	5 10	
<b>HOME Cost Per Unit and Number of Completed Units:</b>							
Rental Unit	\$15,040	\$21,984		\$27,510	263 Units	9.70 %	
Homebuyer Unit	\$10,620	\$9,574		\$15,239	1,767 Units	65.30 %	
Homeowner-Rehab Unit	\$20,117	\$24,715		\$20,932	444 Units	16.40 %	
TBRA Unit	\$7,440	\$6,372		\$3,121	230 Units	8.50 %	

\* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (59 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (215 PJs)

C = PJ's Annual Allocation is less than \$1 million (284 PJs)

\*\* - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

\*\*\*- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

## Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Tulsa OK

**Total Development Costs:**  
(average reported cost per unit in  
HOME-assisted projects)

	Rental	Homebuyer	Homeowner
<b>PJ:</b>	\$10,779	\$81,614	\$20,019
<b>State:*</b>	\$64,986	\$62,158	\$28,755
<b>National:**</b>	\$98,643	\$77,150	\$23,791

**CHDO Operating Expenses:**  
(% of allocation)

<b>PJ:</b>	4.3 %
<b>National Avg:</b>	1.2 %

**R.S. Means Cost Index:** 0.79

	Rental %	Homebuyer %	Homeowner %	TBRA %
<b>RACE:</b>				
White:	39.6	32.1	15.5	0.0
Black/African American:	56.9	27.7	80.9	0.0
Asian:	0.8	0.2	0.0	0.0
American Indian/Alaska Native:	1.9	2.3	1.4	0.0
Native Hawaiian/Pacific Islander:	0.0	0.2	0.0	0.0
American Indian/Alaska Native and White:	0.0	0.1	0.0	0.0
Asian and White:	0.0	0.1	0.0	0.0
Black/African American and White:	0.0	0.0	0.0	0.0
American Indian/Alaska Native and Black:	0.0	0.1	0.0	0.0
Other Multi Racial:	0.0	2.4	0.0	0.0
Asian/Pacific Islander:	0.0	0.3	0.0	0.0

### ETHNICITY:

Hispanic	0.8	29.0	1.8	0.0
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### HOUSEHOLD SIZE:

1 Person:	36.2	16.8	55.9	0.0
2 Persons:	23.8	15.3	24.1	0.0
3 Persons:	39.6	32.8	9.5	0.0
4 Persons:	0.0	16.2	4.3	0.0
5 Persons:	0.4	9.7	4.5	0.0
6 Persons:	0.0	2.2	0.9	0.0
7 Persons:	0.0	0.8	0.5	0.0
8 or more Persons:	0.0	0.7	0.0	0.0

### HOUSEHOLD TYPE:

Single/Non-Elderly:	8.1	17.0	47.3	0.0
Elderly:	30.4	1.6	32.9	0.0
Related/Single Parent:	58.8	42.2	10.8	0.0
Related/Two Parent:	1.9	29.3	6.3	0.0
Other:	0.8	4.1	2.3	0.0

### SUPPLEMENTAL RENTAL ASSISTANCE:

Section 8:	40.0	1.4 <sup>#</sup>
HOME TBRA:	27.7	
Other:	1.5	
No Assistance:	30.8	

**# of Section 504 Compliant Units / Completed Units Since 2001** 90

\* The State average includes all local and the State PJs within that state

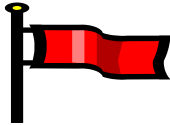
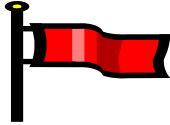
\*\* The National average includes all local and State PJs, and Insular Areas

# Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —  
**SNAPSHOT WORKSHEET - RED FLAG INDICATORS**  
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Tulsa State: OK Group Rank: 5  
 (Percentile)  
 State Rank: 5 / 5 PJs Overall Rank: 10  
 (Percentile)  
 Summary: 2 / Of the 5 Indicators are Red Flags

FACTOR	DESCRIPTION	THRESHOLD*	PJ RESULTS	RED FLAG
4	% OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS	< 73.95%	72.03	
5	% OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS	< 54.12%	75.59	
6	% OF RENTERS BELOW 50% OF AREA MEDIAN INCOME	< 70%**	77.95	
8	% OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS	< 92.11%	98.86	
"ALLOCATION-YEARS" NOT DISBURSED***		> 2.750	3.92	

\* This Threshold indicates approximately the lowest 20% of the PJs

\*\* This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

\*\*\* Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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